

PLANNING COMMISSION
NOTICE OF DECISION

Date: June 14, 2001

File No.: SUB2001-00002

Channel View, Inc.
PO Box 34556
Juneau, AK 99803

Application For: A vacation of a portion of the Gastineau Avenue right of way

Legal Description: Lots 8A & 10, Block 2, Pacific Coast Addition

Parcel Code No.: 1-C07-0-H02-008-1; -010-0

Hearing Date: June 12, 2001

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated June 6, 2001 and approved the request to vacate that portion of the Gastineau Avenue right of way, lying between Lot 8A, and 10, Block 2, Pacific Coast Addition and the proposed roadway for Gastineau Ave as described in the drawings submitted with the application and with the following conditions:

1. That the southeast boundary of the proposed street vacation be adjusted to retain 10 feet of right of way along the centerline of the storm drain line being proposed from Gastineau Avenue down Ewing Way as part of the overall improvement project for Gastineau Avenue.
2. That the northeast boundary of the proposed street vacation common with the roadway be adjusted so that a 5 foot wide strip of right of way remains on the downward side of the proposed limits of the constructed roadway improvements for Gastineau Avenue.
3. That the CBJ Engineering Department approve the final vacation boundaries prior to plat recording.
4. That the necessary easements be provided for existing utilities; that utility lines and poles be relocated or upgrading, as necessary, to provide required separation distances from existing or proposed structures; and that the appropriate utility companies approve the relocation, upgrades, and easements prior to plat recording.
5. That the plat accompanying the right of way vacation not be recorded until such time that a building or grading permit has been issued for the proposed construction of the 22-unit apartment complex.

Channel View, Inc.

File No.: SUB2001-00002

June 14, 2001

Page 2 of 2

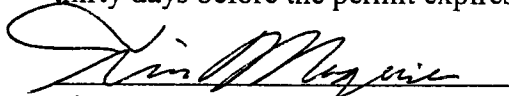
Attachment: A June 6, 2001 memorandum from Tim Maguire, Community Development to the CBJ Planning Commission regarding SUB2001-00002.

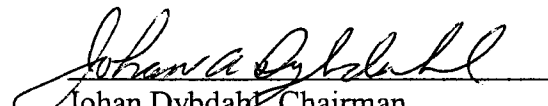
This Notice of Decision constitutes a final decision of the CBJ Planning Commission. Appeals must be brought to the CBJ Assembly in accordance with CBJ 01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ 01.50.030 (c).

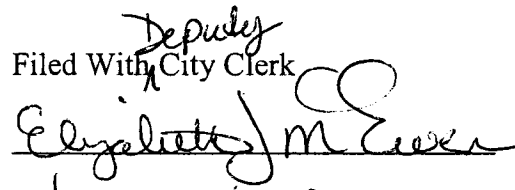
Effective Date: The permit is effective upon approval by the Commission.
(June 12, 2001)

Expiration Date: The permit will expire 18 months after the effective date or December 12, 2002, if no plat has been recorded in accordance with the approved vacation request. Application for permit extension must be submitted thirty days before the permit expires.

Project Planner:


Tim Maguire, Planner


Johan Dybdahl, Chairman
Planning Commission


Filed With ^{Deputy} City Clerk
Elizabeth M. Green
June 14, 2001

cc: Plan Review
Steve Landvik
Terry Brenner
Michael Newton
Joe Castillo
Ernie Mueller

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this development project. ADA regulations have access requirements above and beyond CBJ-adopted regulations. Owners and designers are responsible for compliance with ADA. Contact an ADA-trained architect or other ADA trained personnel with questions about the ADA: Department of Justice - 202-272-5434, or fax 202-272-5447, NW Disability Business Technical Center - 1-800-949-4232, or fax 360-438-3208.